



# TOWN OF EXETER, NEW HAMPSHIRE

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## LEGAL NOTICE EXETER ZONING BOARD OF ADJUSTMENT AGENDA

The Exeter Zoning Board of Adjustment will meet on Tuesday, June 16, 2020 at 7:00 P.M. in the Nowak Room of the Town Office Building located at 10 Front Street, Exeter, to consider the following:

### **NEW BUSINESS:**

The application of Carol Miller for an Appeal from an Administrative Decision made by the Historic District Commission at their November 21<sup>st</sup>, 2019 meeting regarding a request for replacement windows. The subject property is located at 30 High Street, in the R-2, Single Family Residential zoning district. Tax Map Parcel #71-6. Case #19-20.

The application of Benjamin and Sarah Anderson for a modification to a previously granted variance from Article 4, Section 4.2 which permitted the use of the existing accessory barn on their property for community gatherings. The Applicant is seeking relief to permit the operation of a nano-brewery and tasting room, with limited hours, in the basement/ground floor of the barn structure. The subject property is located at 66 Newfields Road, in the RU-Rural zoning district. Tax Map Parcel #24-29. Case #20-2.

The application of Blake Properties of NH, LLC for a variance from Article 4, Section 4.2 Schedule I to permit the proposed construction of a 12-unit multi-family building on the property located at 57 Portsmouth Avenue; a special exception per Article 4, Section 4.4 Schedule III (Note #12) to permit the height of the proposed building to exceed 35 feet; and variances from Article 4, Section 4.3 Schedule III seeking relief from the minimum yard setbacks, maximum building coverage, dwelling unit density and maximum height requirements for the proposed construction. The subject property is located in the C-2, Highway Commercial zoning district. Tax Map Parcel #65-137. Case #20-5.

The application of One Home Builders LLC II for an Equitable Waiver of Dimensional Requirements per RSA 674:33-a to permit each of the three (3) existing buildings on the property at 69 Main Street to remain as constructed which exceed the maximum height requirement in the C-1, Central Area Commercial zoning district. Tax Map Parcel #63-255. Case #20-6.

The application of Gerry Hamel for a special exception per Article 4, Section 4.2 Schedule I: Permitted Uses and Article 5, Section 5.2 to permit the proposed construction of a second residential unit on the property located at 7 Hampton Road. The subject property is located in the NP-Neighborhood Professional zoning district. Tax Map Parcel #69-32. Case #20-7.

The application of OSRAM Sylvania Inc. for a variance from Article 4, Sections 4.2, 4.3, 4.4 and 4.5 (A) & (C) seeking relief for the development of a 13.7 +/- acre portion of the property as multi-tenant residential housing. The subject property is located at 129-131 Portsmouth Avenue, in the C-2, Highway Commercial and CT-Corporate Technology Park zoning districts. Tax Map Parcel #52-112. Case #20-8.

The application of William P. Bragger, LLC for a variance from Article 4, Section 4.3, Schedule II and Article 5, Section 5.1.2(A) to permit the proposed construction of an additional dwelling above the existing 4-bay garage structure on the property at 111 Court Street. The subject property is located in the R-2, Single Family Residential zoning district. Tax Map Parcel #83-52. Case #20-9.

The application of Patricia Duval for a variance from Article 4, Section 4.3 Schedule II: Density and Dimensional Regulations–Residential to permit the subdivision of an existing 3.2 acre parcel at 105 Brentwood Road into two (2) lots with less than the required minimum lot area. The subject property is located in the R-1, Low Density Residential zoning district. Tax Map Parcel #60-24. Case #20-10.

**OTHER BUSINESS:**

- Benham Investment – Case #17-13 - 28 Newfields Road  
Request for extension of variance approval (*expires 3/21/20*)
- Approval of Minutes: January 21 and February 18, 2020
- Election of Officers

**EXETER ZONING BOARD OF ADJUSTMENT**

*Joanne Petito, Chairwoman*

*Posted 06/05/2020: Exeter Town Hall Kiosk and Town of Exeter website*

POSTPONED TO 7/12/20